



Address: [8649 CREEDE TR](#)
City: FORT WORTH
Georeference: 34557-22-22
Subdivision: RIVER TRAILS ADDITION
Neighborhood Code: 3T010A

Latitude: 32.7962251019
Longitude: -97.1910305708
TAD Map: 2090-408
MAPSCO: TAR-066D



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

PROPERTY DATA

Legal Description: RIVER TRAILS ADDITION Block
22 Lot 22

Jurisdictions:
CITY OF FORT WORTH (026)
TARRANT COUNTY (220)
TARRANT REGIONAL WATER DISTRICT (223)
TARRANT COUNTY HOSPITAL (224)
TARRANT COUNTY COLLEGE (225)
HURST-EULESS-BEDFORD ISD (916)

State Code: A
Year Built: 1998
Personal Property Account: N/A
Agent: None
Notice Sent Date: 4/15/2025
Notice Value: \$340,710
Protest Deadline Date: 5/24/2024

Site Number: 07105215
Site Name: RIVER TRAILS ADDITION-22-22
Site Class: A1 - Residential - Single Family
Parcels: 1
Approximate Size⁺⁺⁺: 1,688
Percent Complete: 100%
Land Sqft^{*}: 5,750
Land Acres^{*}: 0.1320
Pool: N

+++ Rounded.

* This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

OWNER INFORMATION

Current Owner:
KLINE JEFFERY M
KLINE TONIA
Primary Owner Address:
8649 CREEDE TR
FORT WORTH, TX 76118-7805

Deed Date: 9/15/1998
Deed Volume: 0013424
Deed Page: 0000278
Instrument: 00134240000278

Previous Owners	Date	Instrument	Deed Volume	Deed Page
CRESCENT BUILDERS INC	4/6/1998	00131760000290	0013176	0000290
DTT CORPORATION	1/1/1997	000000000000000	0000000	0000000

VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised ⁺
2025	\$270,710	\$70,000	\$340,710	\$340,710
2024	\$270,710	\$70,000	\$340,710	\$319,551
2023	\$302,030	\$50,000	\$352,030	\$290,501
2022	\$237,914	\$50,000	\$287,914	\$264,092
2021	\$190,084	\$50,000	\$240,084	\$240,084
2020	\$175,017	\$50,000	\$225,017	\$225,017

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.